



Submitted Date: 9/20/2010 4:28:59 PM

Easygrants ID: 362

Funding Opportunity: Category Two	Applicant Organization: Lassen Land and Trails Trust
Task: Submit Application Non-EO	Applicant Name: Ms. Leah Larsen



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Task: Submit Application Non-EO	Applicant Name: Ms. Leah Larsen

PROJECT CONTACT INFORMATION	
Name	Ms. Leah Larsen,
Title	
Organization	Lassen Land and Trails Trust
Primary Address	PO Box 1461, , , Susanville, CA, 96130
Primary Phone/Fax	530-257-3252 Ext.
Primary Email	lands@littweb.org



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PROJECT INFORMATION	
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Project Title	Barry Property Pre-planning
Brief Description	Phase I: This SNC grant will provide funds for an appraisal, a management plan, a wetland restoration and enhancement plan, and environmental permitting for the 286-acre Barry Property.
Total Requested Amount	66,438.00
Other Fund Proposed	31,350.00
Total Project Cost	97,788.00
Project Category	Planning
Project Area/Size	0000
Project Area Type	Not Applicable
Have you submitted to SNC this fiscal year?	No
Is this application related to other SNC funding?	No

Project Results

Plan

Project Purpose	Project Purpose Percent
Natural Resource	
Recreation Use/Impact/Access	
Resource Development	



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County
Lassen

Sub Region
North



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PROJECT OTHER CONTACTS INFORMATION

Other Grant Project Contacts

Name:	Leah Larsen,
Project Role:	Authorized Representative
Phone:	5302573252
Phone Ext:	
E-mail:	lands@littweb.org

Name:	leah Larsen,
Project Role:	Day-to-Day Responsibility
Phone:	5302573252
Phone Ext:	
E-mail:	lands@littweb.org

Name:	John Ketelsen,
Project Role:	County Administration
Phone:	0000
Phone Ext:	
E-mail:	coadmin@co.lassen.ca.us

Name:	Public Works City of Susanville,
Project Role:	Water Agency 1 Contact
Phone:	5302571041
Phone Ext:	
E-mail:	cplatt@cityofsusanville.org



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PROJECT LOCATION INFORMATION

Project Location

Address:	0000 Skyline Road East, , , Susanville, CA, 96130 United States
Water Agency:	City of Susanville
Latitude:	402517.099
Longitude:	1203740.725
Congressional District:	na
Senate:	na
Assembly:	na
Within City Limits:	No
City Name:	



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PROJECT BUDGET INFORMATION

Direct

Description	Num of Units	Per Unit Cost	Total
Staff/Personnel-Management plan	1	13,600.00	13,600.00
Staff/Personnel-wetland plan	1	3,400.00	3,400.00
Contracts/Consultant s-wetland restoration & enhancement plan	1	35,724.00	35,724.00
Fees-Appraisal	1	8,000.00	8,000.00

Total Direct	60,724.00
Direct Detail	

Indirect

Description	Num of Units	Per Unit Cost	Total
Performance Measures-grant progress and final reports	1	2,550.00	2,550.00

Total Indirect	2,550.00
Indirect Detail	



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Administrative

Description	Num of Units	Per Unit Cost	Total
Administrative-accountant, bookkeeper, office mgr, ex dir	1	3,164.00	3,164.00

Total Administrative	3,164.00
Administrative Detail	

Budget Grant Total: 66,438.00



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PROJECT OTHER SUPPORT INFORMATION

Other Support for the Sierra Nevada

Type :	Major In-Kind Contr
Estimated Amount:	30,000.00
Estimated Volunteer Hours:	0
Source:	Fitzgerald Family, environmental evaluation of property
Source Type:	Other
Status:	Pledged
Description:	pledged

Type :	Major In-Kind Contr
Estimated Amount:	500.00
Estimated Volunteer Hours:	0
Source:	Fitzgerald family (title report)
Source Type:	Other
Status:	Pledged
Description:	pledged

Type :	Volunteer Hours
Estimated Amount:	850.00
Estimated Volunteer Hours:	10
Source:	Dr. Lew Oring, wetland technical expertise volunteer
Source Type:	Other
Status:	Pledged
Description:	pledged

Estimated Total Amount of Resources Leveraged	31,350.00
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PROJECT REGULATORY REQUIREMENTS

Regulatory Requirements



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PROJECT TIMELINE INFORMATION

Project Timeline

Milestone/Activity: Title report and appraisal
Description:
Expected Date: 08/30/2011
Deliverable: True

Milestone/Activity: 6 month progress report
Description:
Expected Date: 09/30/2011
Deliverable: True

Milestone/Activity: Draft wetland restoration and enhancement program
Description:
Expected Date: 09/30/2011
Deliverable: False

Milestone/Activity: Draft management plan
Description:
Expected Date: 09/30/2011
Deliverable: True

Milestone/Activity: Six month progress report
Description:
Expected Date: 03/30/2012
Deliverable: True

Milestone/Activity: Final wetland restoration & enhancement plan
Description:
Expected Date: 03/30/2012
Deliverable: True



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Milestone/Activity:	Final management plan
Description:	
Expected Date:	03/30/2012
Deliverable:	True
Milestone/Activity:	environmental evaluation report
Description:	
Expected Date:	03/30/2012
Deliverable:	True
Milestone/Activity:	3rd 6 month progress plan
Description:	
Expected Date:	09/30/2012
Deliverable:	True
Milestone/Activity:	Environmental compliance permitting
Description:	
Expected Date:	03/30/2013
Deliverable:	True
Milestone/Activity:	Final report
Description:	
Expected Date:	03/30/2013
Deliverable:	True



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PROJECT PEER REVIEWER INFORMATION

Reviewers

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UPLOADS

The following pages contain the following uploads provided by the applicant:

Upload Name
Completed Checklist
Table of Contents
Application Form
Authorization to Apply or Resolution
Project Summary
Evaluation Criteria Narrative
Detailed Budget Form
Performance Measures
Environmental Setting and Impacts
Project Location Map



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Parcel Map Showing County Assessors Parcel Number
Topographic Map
Photos of the Project Site
Photos of the Project Site
Photos of the Project Site
Photos of the Project Site
Photos of the Project Site
Photos of the Project Site
Land Tenure- Only for Site Improvement Projects
Leases or Agreements
Letters of Support

To preserve the integrity of the uploaded document, headers, footers and page numbers have not been added by the system.



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Application Checklist for Category Two Grants

Project Name: _____

Applicant: _____

Please mark each box: check if item is included in the application; mark "N/A" if not applicable to the project. Please consult with SNC staff prior to submission if you have any questions about the applicability to your project of any items on the checklist. All applications must include a CD including an electronic file of each checklist item, if applicable. The naming convention for each electronic file is listed after each item on the checklist. (Electronic File Name = EFN: "naming convention". file extension choices)

1. ☐ Completed Checklist (EFN: Checklist.doc,.docx,.rtf, or .pdf)
2. ☐ Table of Contents (EFN: TOC.doc,.docx,.rtf, or .pdf)
3. ☐ Application Form (EFN: AppForm.doc, .docx, .rtf, or .pdf)
4. ☐ Authorization to Apply or Resolution (EFN: AuthRes.doc, .docx, .rtf, or .pdf)
- 5a. ☐ Articles of Incorporation [501(c)(3)s only] (EFN: ArtInc.doc, .docx, .rtf, or .pdf)
- 5b. ☐ Bylaws [501(c)(3)s only] (EFN: Bylaws.doc, .docx, .rtf, or .pdf)
- 5c. ☐ Tax Exempt Status letter from the Internal Revenue Service [501(c)(3)s only] (EFN: ProjSum.doc, .docx, .rtf, or .pdf)
6. ☐ Project Summary (Two Page Maximum) (EFN: ProjSum.doc, .docx, .rtf, or .pdf)
7. ☐ Evaluation Criteria Narrative (EFN : EvalCrit.doc, .docx, .rtf, .pdf)
8. ☐ Detailed Budget Form (EFN: Budget.xls, .xlsx)
9. ☐ Performance Measures (EFN: Perform.doc, .docx, .rtf, or .pdf)
10. ☐ Environmental Setting and Impacts (EFN: EnvSetImp.docx, .docx, .rtf, .pdf))
11. ☐ Project Location Map (EFN: LocMap.pdf)
12. ☐ Parcel Map showing County Assessor's Parcel Number(s) (EFN: ParcelMap.pdf)
13. ☐ Topographic Map (EFN: Topo.pdf)
14. ☐ Photos of the Project Site (10 maximum) (ENF: Photo.jpg, .gif)
15. ☐ Land Tenure (EFN: Tenure.pdf)
16. ☐ Leases or Agreements (EFN: LeaseAgrmnt.pdf)
17. ☐ California Environmental Quality Act (CEQA) (EFN: CEQA.pdf)
18. ☐ National Environmental Policy Act (NEPA) (If applicable) (EFN: NEPA.pdf)
19. ☐ Regulatory Requirements / Permits (ENF: RegPermit.pdf)
20. ☐ Demonstrations of Support (EFN: DOS.pdf)
21. ☐ Executive Officer Authorization Request Form(**only** for time-sensitive projects up to \$50,000) (EFN: EOrequest.pdf)

Table of Contents
Barry Property Pre-Project Planning

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**SIERRA NEVADA CONSERVANCY
PROPOSITION 84 GRANT APPLICATION FORM
CATEGORY TWO GRANT**

Rev. January 2010

Complete all applicable items on both pages of form.

1. PROJECT NAME

2. REFERENCE NUMBER

3. APPLICANT (Agency name, address, and zip code)

4. APPLICANT TYPE:

- ☐ Non-profit Organization ☐ Government
☐ Tribal Organization

5. APPLICANT'S AUTHORIZED REPRESENTATIVE

Name and title – type or print

Phone

Email Address

☐ Mr.

☐ Ms.

6. PERSON WITH DAY-TO-DAY RESPONSIBILITY FOR ADMINISTRATION OF THE GRANT

(If different from Authorized Representative)

Name and title – type or print

Phone

Email Address

☐ Mr.

☐ Ms.

7. PERSON WITH FISCAL MANAGEMENT RESPONSIBILITY FOR GRANT CONTRACT/INVOICING *(If different from Authorized Representative or Day to Day Administrator)*

Name and title – type or print

Phone

Email Address

☐ Mr.

☐ Ms.

8. FUNDING INFORMATION

SNC Grant Request \$ _____

(Up to \$250,000)

Other Funds \$ _____

Total Project Cost \$ _____

9. PROJECT CATEGORY

☐ Pre-Project Planning

9a. DELIVERABLES (Select one primary deliverable)

- | | |
|---|--|
| <input type="checkbox"/> Study/Report | <input type="checkbox"/> Data |
| <input type="checkbox"/> Appraisal | <input type="checkbox"/> Plan |
| <input type="checkbox"/> Condition Assessment | <input type="checkbox"/> Model/Map |
| <input type="checkbox"/> Preliminary Title Report | <input type="checkbox"/> Design/Permit |
| <input type="checkbox"/> CEQA/NEPA Compliance | |
| <input type="checkbox"/> Biological/Other Survey(s) | |
| <input type="checkbox"/> Environmental Site Assessment (Phase I/II) | |

10. PROJECT ADDRESS/LOCATION *(Include zip code)*

11. Latitude and Longitude

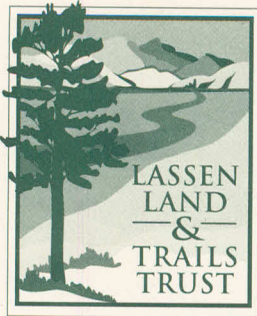
12. COUNTY	13. CITY <i>(Is project within city limits? If so, which one?)</i>
14. NEAREST PUBLIC WATER AGENCY (OR AGENCIES) CONTACT INFORMATION: <div style="display: flex; justify-content: space-between;"> <i>Name:</i> <i>Phone Number:</i> </div> <i>Email address:</i>	
<div style="display: flex; justify-content: space-between;"> <i>Name:</i> <i>Phone Number:</i> </div> <i>Email address:</i>	
15. CEQA OR NEPA DOCUMENT TYPE (if applicable) N/A <div style="display: flex; flex-wrap: wrap;"> <div style="width: 50%;"> <input type="checkbox"/> Notice of Exemption <input type="checkbox"/> Negative Declaration <input type="checkbox"/> Environmental Impact Report </div> <div style="width: 50%;"> <input type="checkbox"/> Finding of No Significant Impact <input type="checkbox"/> Environmental Impact Statement <input type="checkbox"/> Joint CEQA/NEPA Document </div> </div>	
16. State Clearinghouse Number	
17. Executive Officer Authorization Is an EO Authorization being requested: <input type="checkbox"/> Yes <input type="checkbox"/> No	

I certify that the information contained in the Application, including required attachments, is accurate.

Signed (*Authorized Representative*)

Date

Name and Title (*print or type*)



P.O. Box 1461
SUSANVILLE, CA 96130-1461
PHONE: (530) 257-3252
FAX: (530) 257-3253
WWW.LLTT@FRONTIERNET.NET
WWW.LASSENLANDANDTRAILS.COM

Lassen Land & Trails Trust
Board of Directors Resolution No. 2010 #2

In the matter of: A RESOLUTION APPROVING THE APPLICATION FOR GRANT FUNDS FOR THE **Category One Grant Program UNDER THE Safe Drinking Water, Water Quality and Supply, Flood Control, River and Coastal Protection Bond ACT OF 2006, Proposition 84**

Resol. No: **2010 #2**

Date: **August 31, 2010**

Section II

The following RESOLUTION was duly passed by the Board of Directors of the **Lassen Land & Trails Trust** at a regular meeting held **August 31, 2010** by the following vote:

Ayes: 9

Noes: 0

Abstentions: 0

Absent: 1

Signed and approved by: _____

Phil Nemir

President, Board of Directors Lassen Land & Trails Trust

WHEREAS, the Legislature and Governor of the State of California have provided Funds for the program shown above; and

WHEREAS, the Sierra Nevada Conservancy (SNC) has been delegated the responsibility for the administration of a portion of these funds through a local assistance grants program, establishing necessary procedures; and

WHEREAS, said procedures established by the Sierra Nevada Conservancy require a resolution certifying the approval of application(s) by the Applicant's governing board before submission of said application(s) to the SNC; and

WHEREAS, the Applicant, if selected, will enter into an agreement with the SNC to carry out the project;

WHEREAS, the **Lassen Land & Trails Trust** has identified the **Barry Property Pre-Project Planning** as valuable toward meeting its mission and goals.

BE IT HEREBY RESOLVED by the Board of Directors of the Lassen Land & Trails Trust, that this Board:

1. Approves the submittal of an application for the **Barry Property Pre-Project Planning**; and
2. Certifies that Applicant understands the assurances and certification requirements in the application; and
3. Certifies that Applicant or title holder will have sufficient funds to operate and maintain the resource(s) consistent with the long-term benefits described in support of the application; or will secure the resources to do so; and
4. Certifies that Applicant will comply with all legal requirements as determined during the application process; and
5. Appoints **Leah Larsen, Executive Director**, or designee, as agent to conduct all negotiations, execute and submit all documents, including but not limited to: applications, agreements, payment requests, and so on, which may be necessary for the completion of the aforementioned project(s).

PASSED AND ADOPTED by the Lassen Land & Trails Trust on the 31st day of August, 2010.

PROJECT SUMMARY

County:

Applicant:

Project Title:

PROJECT GOAL

PROJECT SCOPE

LETTERS OF SUPPORT

SNC PROJECT DELIVERABLES AND SCHEDULE

DETAILED PROJECT DELIVERABLES	TIMELINE
INCLUDE SPECIFIC TASKS IDENTIFIED IN SCOPE AND ALL REPORTS, ETC.	ASSUME START DATE 60 DAYS AFTER SNC BOARD AUTHORIZATION
Title Report and Appraisal	August 2011
<i>Six Month Progress Report</i>	September 2011
Draft Wetland Restoration and Enhancement Plan	September 2011
Draft Management Plan	September 2011
<i>Six Month Progress Report</i>	March 2012
Final Wetland Restoration and Enhancement Plan	March 2012
Final Management Plan	March 2012
Environmental Evaluation Report	March 2012
<i>Six Month Progress Report</i>	September 2012
Environmental Compliance Permitting	March 2013
<i>Final Report</i>	March 2013

SNC PROJECT COSTS

PROJECT BUDGET CATEGORIES	TOTAL SNC FUNDING
Management Plan (LLTT staff)	\$13,600.00
Wetland Restoration and Enhancement Plan (LLTT staff)	\$3,400.00
Wetland Restoration and Enhancement Plan and Environmental Permitting (Consultant)	\$35,724.00
Appraisal	\$8,000.00
Grant Progress Reports (LLTT staff)	\$2,550.00
Administrative Costs (5% for bookkeeper, accountant, office manager, executive director)	\$3,164.00
SNC GRANT TOTAL	\$66,438.00

Evaluation Criteria

Barry Property Pre-Project Planning

A. Project Quality and Readiness

1. General Description

Barry Property is 286 acres and sits just northeast of the Susanville City Limits at an elevation of 4,200 feet. Susanville is the county seat of Lassen County and has a population 17,400, which includes 8,500 incarcerated. The city is located in the Honey Lake Valley at the eastern base of the Sierra Nevada Range and the western edge of the Great Basin.

The Barry Property has been owned and used for agricultural production by the Fitzgerald Family for 52 years. The Fitzgerald Family is currently interested in selling the property, and Lassen Land and Trails Trust (LLTT) would like to acquire the property to protect the conservation, educational, recreational, agricultural, and cultural values of the property. The property is a high conservation priority for LLTT due to its wetlands, high quality wildlife habitat, open space, development pressure, connection to existing trails and its proximity to Susanville.

The property includes Barry Reservoir and associated wetlands. Barry Creek supplies the reservoir with water from snow melt and runoff from the surrounding mountains. The property includes all of the water rights to Barry Creek. The reservoir and surrounding wetlands encompass approximately 50 acres and are made up of a series of interconnected ponds supporting dense willow stands. The Fitzgerald's currently use the water to irrigate about 50 acres of agricultural land below the reservoir to grow wheat for hay. The remainder of the property is shrub steppe and juniper, with mature stands of bitterbrush and sagebrush. The upland steppe and areas around the reservoir are used for limited cattle grazing.

The purpose of the Barry Creek Pre-Project Planning is to complete all of the necessary plans and requirements needed to pursue funding for the fee title acquisition of Barry Property. The goals of the Pre-Project Planning include completing an appraisal and title report, an environmental evaluation, a comprehensive management plan, a wetland restoration and enhancement plan, and the environmental compliance permitting. The deliverables will include an appraisal and title report, a management plan for the property, and a wetland restoration and enhancement plan, including a report that describes the final design, wetland characteristics, potential wetland habitat management requirements, construction techniques, and a cost estimate to construct the project along with a set of construction plans. In addition, deliverables will include all environmental permits to complete the wetland plan and an environmental evaluation of the property.

Sierra Nevada Conservancy grant funding will be used for completing the appraisal, the management plan, the wetland restoration and enhancement plan, and the environmental compliance permitting. The landowner will cover the costs of the title report and the environmental evaluation of the property.

LLTT will be the lead organization on the management plan, and will work with potential partners such as the City of Susanville, Lassen County, Lassen Community College, and the Susanville Indian Rancheria. The plan will outline opportunities and constraints. It will include a development plan for trails, parking areas, picnic areas, wildlife viewing platforms, interpretation, and signage. Recreational and educational usage will be addressed along with the protection of natural and cultural resources. A section on administration will outline partner roles and responsibilities such as ownership or co-ownership, protection of the property through a conservation easement, operations and maintenance, enforcement, and insurance of the property.

Ducks Unlimited (DU) will be the lead organization on the wetland restoration and enhancement plan. The wetland plan involves two tasks. The first is a topographic survey and base map preparation. DU's survey crew will conduct a topographic survey and prepare the topographic base map of this approximately 100-acre project area. Key features such as levees, ditches, swales, and water control facilities will be detailed.

The second task of the wetland plan is an engineering design plan and report preparation. Using the topographic base map, a DU engineer and biologist will work together with LLTT staff to develop project goals and prepare a conceptual design based on existing site characteristics including topography, soils, and water availability to support a variety of self-sustaining wetland habitats. Water supply, delivery, and drainage will be evaluated so that a realistic wetland habitat design is developed. Typical features that will be evaluated and/or designed will include levees, swales, islands and loafing bars, and water supply and drainage structures. Earthwork calculations and material quantities will be provided for the final design to facilitate preparation of future grant requests that would fund construction of the final design.

Ducks Unlimited will also manage the environmental compliance permitting. Once a final design is prepared, DU's environmental compliance specialist, biologist, and engineer will work to obtain the variety of federal and state permits and approvals needed to construct the project. Permits that are likely to be required include a U.S. Army Corps of Engineers (USACE) Clean Water Act Section 404 wetland restoration/enhancement permit, Regional Water Quality Control Board (RWQCB) Clean Water Act Section 401 water quality certification, federal and state endangered species act compliance, National Historic Preservation Act Section 106 compliance, California Department of Fish and Game (CDFG) Section 1602 Lakebed – Streambed Alteration Agreement, and California Environmental Quality Act (CEQA) compliance. As part of the overall task, a wetland delineation will be prepared to satisfy various requirements of the federal and state permitting agencies. For CEQA compliance, it is assumed that the final design would be categorically exempt from CEQA review based on existing classes of exemptions, and that a notice of exemption would be filed to satisfy CEQA compliance requirements.

LLTT will hire a certified appraiser to complete the appraisal for the property. The landowner is responsible for providing a title report and completing the environmental evaluation. The environmental evaluation will include an investigation and evaluation of any potential environmental impacts that may have resulted from a sewage spill on

the property in November of 2008.

The Barry Property Pre-Project Planning is the first phase of a larger project. Once the Pre-Project Planning is complete, we will use the compiled materials to support funding proposals to acquire the property in fee title. Once LLTT has acquired the property, the management plan, and the wetland restoration and enhancement plan will be implemented.

LLTT has communicated extensively with the Fitzgerald Family and visited the property many times. LLTT hosted a bird watching field trip on the property, as part of our Discover Lassen County series, to highlight the project in the community. We have also taken representatives from SNC and Ducks Unlimited to visit the property. LLTT met with Rob Hill, City of Susanville Administrator and, David Burris, Executive Director of Human and Support Services at Lassen Community College, to discuss their interest in partnering with LLTT on the project. Although we do not have any official commitments from the City or Lassen Community College, both were interested in discussing the project further and felt that protecting the property for wildlife and people was important.

2. Workplan and Schedule

The first task that will be completed is the title report and appraisal. This can be ordered as soon as grant funds are available. LLTT and DU will also begin work on the management plan and wetland plan as soon as funds are available. LLTT and partners will have draft plans completed by fall of 2011 in order to include them with grant applications for fee title acquisition. The final plans will be complete by spring 2012, the same approximate time that grant funds for fee title acquisition will be awarded. Ducks Unlimited will start the environmental compliance permitting process at this time. All tasks in the Pre-Project Planning phase will be complete by March 2013. LLTT will strive to have the full project, including fee title acquisition and implementation of the plans, produced under this Category 2 grant, implemented by March 2014.

One factor that may affect the time line will be the availability of staff representing potential partners. LLTT will address this by developing a time line for meetings and milestones. This will keep everyone on track and will allow for the project to be implemented in a timely manner.

3. Budget

The Fitzgerald Family has agreed to cover the costs of the title report valued at approximately \$500 and the environmental evaluation of the property costing approximately \$30,000. These funds are committed to the project and available as soon as LLTT receives funds to begin work on the project.

Lew Oring, a member of Lassen Land and Trails Trust, has agreed to assist in the preparation of the conceptual design for the wetland restoration and enhancement

plan. Dr. Oring is a retired professor from the University of Nevada, Reno who was the Director of the Jay Dow Wetlands project in the Honey Lake Valley for ten years. He has extensive technical expertise on wetland restoration and enhancement. He will participate in the two design meetings that will be held to develop the conceptual design. Dr. Oring will contribute an estimated 10 hours at a rate of \$85.00 an hour, for a total contribution of \$850.00.

The portions of the project that are requested to be funded by the Category 2 SNC grant are the appraisal, wetland restoration and enhancement plan (consultant and LLTT staff), management plan (LLTT staff and partners), and the grant progress reporting (LLTT staff).

The contribution from the landowner, an LLTT volunteer, and SNC funds will be sufficient to complete the project. We will not need to secure additional funds to complete the Pre-Project Planning for the Barry Property. To complete the full project including fee title acquisition and implementation of the management and wetland plan, LLTT and DU will seek additional funds from prospective funders such as National Fish and Wildlife Foundation Acres for America Program, Wildlife Conservation Board, North American Wetlands Conservation Act, State of California Habitat Conservation Fund, Cal-Trans Environmental Enhancement and Mitigation Program, and Sierra Nevada Conservancy Category One.

The cost-effectiveness of the management plan portion of this project is high compared to a management plan project for the Modoc Line that LLTT is currently working on. LLTT estimated that the pre-project planning costs for the 85-mile rail corridor would be \$97,090. compared with \$13,600 for the Barry Property. This difference is mostly due to the complexity of the Modoc Line project. But we have learned from the Modoc Line planning process and will be more efficient and knowledgeable as we work on developing the plans for the Barry Property.

LLTT staff have already visited the property many times, including leading a birding field trip on the property. The staff have gained a lot of knowledge from the property owner during these visits, along with familiarity with the natural and living resources on the property. This existing knowledge will be helpful as we move forward with the project.

4. Status of Agreements and Land Tenure

a) Attachment A – Commitment from project partner Ducks Unlimited including scope of work and detailed budget.

b) Attachment B – Memorandum of Understanding with the landowners, the Fitzgerald Family. Indicates land tenure, permission to access property to complete project, and commitment by landowner to cover the costs of an environmental evaluation of property and a title report.

B. Proposition 84 Land and Water Benefits

The Barry Property Pre-Project Planning will position LLTT to apply for grants leading to the acquisition of the Barry Property and the implementation of the management plan, and the wetland restoration and enhancement plan. Acquisition grants require an updated appraisal and a plan for the property. Funding agencies are more likely to award grants to projects with well developed plans. SNC funds will be used to prepare the necessary plans and appraisal for the future project on Barry Property.

The acquisition of Barry Property by LLTT, followed by the implementation of the management plan and wetland plan, will protect Barry Creek, Barry Reservoir, and the surrounding land from development. The wetland plan will restore approximately 50 acres of agricultural lands to a wildlife friendly wet meadow pasture that can continue to be used for late season grazing. It will also enhance Barry Reservoir for wildlife.

The Barry Property project will provide direct benefits to wildlife and the people of Lassen County. Protection of Barry Reservoir and surrounding land will provide high quality habitat for hundreds of bird species and many mammals in an area that is under great development pressure. It will also benefit people as open space, for recreational use, and for its educational values. The property is located on the very edge of Susanville and will provide a great opportunity for walking, biking, bird watching, learning, and enjoying nature.

The indirect benefits of the project include maintaining the health of the Susan River Watershed and increasing the health of migrating and resident wildlife populations. Water from Barry Creek that is not used on the Barry Property eventually drains into the Susan River. As the owner of the property, LLTT will control sedimentation and runoff to maintain good water quality. High quality wildlife habitat in the Susan River Watershed provides benefits to many birds who migrate through the Honey Lake Valley on their way north and south every year. Barry Reservoir provides an excellent resting and foraging place for these migrating birds. Some birds such as the Spotted Sandpiper and Killdeer nest on the shores of the reservoir.

Lassen Land and Trails Trust will protect this property for wildlife and the enjoyment of people through fee title acquisition of the property, followed by negotiations to place a conservation easement on the property.

A major threat of development exists for the Barry Property. A residential housing development is located adjacent to the property on the west side. The property to the east has plans for a mixed development and many other large parcels are for sale along Skyline Road East, advertised as development property. The growing City of Susanville is expanding in this direction, and when the economy improves, these development plans will be realized. LLTT has an opportunity right now to protect this important piece of land before development becomes lucrative again. The Barry Property would be a prime residential subdivision centered around a pond. We hope that instead, it remains a sanctuary for the wildlife that depend on it, and a great resource for the community of Susanville.

The Performance Measures related to the Barry Property Pre-Project Planning include the following:

1. Number of People Reached – LLTT will reach a number of people through the planning process, including federal, state, and local officials, community members, other non-profit groups, and LLTT supporters.
2. Dollar Value of Resources Leveraged for the Sierra Nevada Conservancy – When the Pre-Project Planning is underway, LLTT will begin leveraging funds from private and public funders to acquire the property in fee title and implement the plans.
3. Number and Type of Jobs Created – When fee title acquisition is complete, jobs will be created to implement the restoration and enhancement plan, along with long-term jobs to manage and operate Barry Property.
4. Number of New, Improved, or Preserved Economic Activities – New economic opportunities for the community of Susanville will be created due to the new tourist destination at Barry Property. The agricultural economic activity of grazing will be preserved, as the newly formed wet meadow pasture will be available for late season grazing.
5. Number of Collaboratively Developed Plans and Assessments – Plans and assessments for Barry Property will be collaboratively developed with LLTT, Ducks Unlimited, and other potential partners such as the City of Susanville, Lassen Community College, Lassen County, and the Susanville Indian Rancheria.
6. Percent of Pre-Project and Planning Efforts Resulting in Project Implementation – As LLTT works on the Pre-Project Planning, we will also begin our search for funds to acquire the Barry Property and implement the plans created.
7. Measurable Changes in Knowledge and Behavior – As LLTT works with its partners and community members developing the plans for the future of Barry Property, we will measure the changes in knowledge and behavior through surveys.

The Barry Property project is sustainable in the future because the property will be protected with a conservation easement, it will have a sustainable management plan to guide the activities on the property, and it will have a plan to increase habitat for wildlife. There is a threat of development on the surrounding land. This may affect the movement of wildlife to and from the property, especially mammals, but should have less of an effect on birds. Mule deer that frequent this property are becoming accustomed to living in residential areas, and the Barry Property currently and in the future will continue to provide them with native cover and forage.

The climate change risks in the Barry Property project area include the increased invasion of non-native plants with the increase of CO₂ and the discontinuity of migration corridors as species shift their ranges. The management plan for Barry Property will address the actions to be taken to combat non-native plants. The protection of Barry Property will provide an extension of sensitive species habitat corridors by providing a resting and foraging place for migrating birds in the Pacific Flyway. The state-

threatened Greater Sandhill Crane is known to stop at the Barry Property. Other species of conservation concern that have been recorded at the property include the Black Tern, Long-billed Curlew, and Tri-colored Blackbird.

C. SNC Program Goals

The following SNC Program Goals will be met with the Barry Property Pre-Project Planning followed by fee title acquisition and implementation of the management and wetland plans:

a) Provide increased opportunities for tourism and recreation.

After the Pre-Project Planning and fee title acquisition is complete, LLTT, with potential partners, will implement the management plan for the property, including a trail system, picnic area, wildlife viewing platform, and interpretive signs. Barry Property will be open to the public for recreation activities such as hiking, biking, and wildlife viewing. Barry Property will increase the opportunities for tourism in the community, especially attracting tourists interested in bird watching.

b) Protect, conserve, and restore the region's physical, cultural, archaeological, historical, and living resources.

Protecting the Barry Property will in turn protect the region's physical, cultural, and living resources. First, Barry Reservoir and the surrounding wetlands is one of the region's greatest physical resources within very close proximity to Susanville. The community has shown great interest in being able to access this property. Second, The Susanville Indian Rancheria has indicated that cultural resources of value to the tribe exist on the Barry Property and that the tribe would like to work with LLTT to protect these. Lastly, Barry Property supports hundreds of species, especially birds, that are important living resources. They serve important roles in our ecosystem, and they provide great educational opportunities for the community.

c) Aid in the preservation of working landscapes

The Fitzgerald Family has used Barry Property for 52 years for cattle grazing and hay production. The wetland restoration and enhancement plan will be partly implemented in the current field irrigated for hay. This field will be converted into a wet meadow pasture that will provide greater benefits to wildlife, while at the same time allowing for late season grazing. Other parts of the property may also be used for limited grazing.

D. Cooperation and Community Support

1. The community has been very supportive of the proposed project. This was demonstrated by the great enthusiasm for, and on, the field trip that LLTT led to Barry Property to highlight the project and the bird life. LLTT has also received support from the City of Susanville, Lassen Community College, Susanville Indian Rancheria, and Department of Fish and Game.

2. This project is important to the nearby community because it will provide great

outdoor recreation and education opportunities that are easily accessible for the general community and the local schools. Lassen Community College is adjacent to the property and McKinley Elementary School is within four blocks. Barry Property will provide an outdoor classroom for these schools within walking distance. As budget cuts affect the opportunities for field trips and outdoor education, it is very important to have outdoor resources within walking distance of schools. The property is also easily accessible via car, bus, foot, or bike due to the new Skyline Road and Trail that traverses the property.

3. LLTT has consulted with the City of Susanville, Lassen County, Department of Fish and Game, and Natural Resources Conservation Service. LLTT developed a brochure on the property that was distributed to these agencies to generate interest and seek potential partners. We held meetings with the City Administrator, who was very interested in partnering with LLTT on the project. Unfortunately, the City Administrator has left the position and the City is in a state of transition as they re-hire. LLTT believes that the new administrator will also support the project due to the great value to the community.

LLTT has an advisory committee, the Conservation Committee, that has representatives from Department of Fish and Game and NRCS. They have both supported the project and have been helpful in providing us with information on relevant funding opportunities for the project.

LLTT will involve all interested local, state, and federal agencies in the planning process as we develop the management plan.

4. There is no known opposition to this project.

5. Barry Property Planning is compatible with LLTT's conservation strategic plan that ranks Barry Property as a high conservation priority due to its wetlands, high quality wildlife habitat, open space, development pressure, connection to existing trails and its proximity to Susanville. It is compatible with the Lassen County General Plan, which calls for protection of working agricultural landscapes, wildlife habitat, and scenic viewsheds. The planning is also compatible with the Susanville General Plan goals of preserving and protecting all bodies of water in their natural state as open space, resource, and habitat; and maintaining the integrity, natural appearance, and qualities of all bodies of water. Lastly, Barry Property Planning is compatible with the Lassen County Trail Masterplan that proposes a trail along the west and south sides of Barry Property.

6. Benefits of the completed project will be communicated through LLTT newsletters, website, and press releases in the local paper. We will also highlight the project at community events and annual meetings and through continued field trips to the project site. Barry Property will also become a destination for our youth nature camp every summer. Information on the project and funding source(s) will be displayed in the Susanville Railroad Depot, which receives approximately 1,500 visitors a year.

When the project is totally complete, including fee title acquisition and the implementation of plans, we will host a grand opening of the property and invite elected

and agency officials from within and outside the Region, other non-profits, partners, and the local community.

E. Project Management

Lassen Land and Trails Trust is the project lead for the Barry Property Pre-Project Planning. LLTT has been in operation in Lassen County since 1987. We began as an all volunteer grassroots organization that has grown into a land trust that employs three full time and one half time staff. Our staff relevant to this project include the Executive Director, Lands Manager, and Outreach Coordinator all with extensive experience in conservation, trails, and planning. We have a ten member Board of Directors and multiple advisory committees, including a Conservation Committee that oversees our conservation projects. The Conservation Committee is made up of representatives from non-governmental organizations, and local, state, and federal agencies expressing interest and capability for a resource advisory role.

The primary projects of the Lassen Land & Trails Trust since its inception include:

- 1). The preservation, restoration and operation of the historic Susanville Railroad Depot as a visitor center, museum and community center.
- 2). Cooperation with the Bureau of Land Management and United States Forest Service in providing volunteers for assistance with projects, maintenance, safety patrols and education for the Bizz Johnson National Recreation Trail.
- 3). Development and maintenance of an 8-mile multi-use trail system at Susanville Ranch County Park, including assistance in a new expansion project (13.5 miles) completed in the Spring of 2009.
- 4). Public input and follow-up activities ensuring that the Susan River and Paiute Creek Greenbelts, including trails, are established as identified in the 1990 City of Susanville General Plan.
- 5). Development of a Paiute Creek Trail, including the acquisition of three lots from the Maurer family for trail expansion.
- 6). Receipt of, and administration, of a Conservation Easement on a 640-acre property owned by the Rosenberg Family Trust which includes Upper Stephens Meadows and Pine Creek.
- 7). Restoration of 2,400 feet of Paiute Creek in the City of Susanville Memorial Park with the assistance of Department of Water Resources Urban Streams Grants and LLTT funds totaling nearly \$750,000.
- 8). Development of a Conceptual Area Protection Plan for 4,340 acres of critical wildlife habitat corridor connecting Great Basin steppe with Sierra Nevada mixed conifer forest, and the Bass Hill Wildlife Area to Lassen National Forest.
- 9). Fee acquisition of 365 acres of winter range habitat for mule deer within the

Conceptual Area Protection Plan. This area is now designated as the Lassen Creek Conservation Area.

10). Receipt and administration of a 39-acre conservation easement on The Island of Honey Lake to protect the Carson Wandering Skipper, a Federally Endangered butterfly species.

11). Acquisition, planning, and maintenance of the 86 mile "Modoc Line" rail-to-trail corridor which runs from Wendell, California to McArthur Siding, CA spanning two counties and various prioritized habitat & watersheds. We are currently developing the management plan for the Modoc Line

12). Receipt and administration of deed restrictions on four parcels of land totaling 370 acres in the Tunnison Wilderness Study Area and the Southern Warner Wilderness Study Area.

Ducks Unlimited will partner with LLTT on the wetland restoration and enhancement plan. Ducks Unlimited is the world's largest wetlands conservation organization. In California they have worked in collaboration with private landowners, nongovernmental organizations, and state and federal agencies to help conserve over 600,000 acres.

LLTT also will strive to work with the City of Susanville, Lassen County, Lassen Community College, Susanville Indian Rancheria, and other interested local groups or community members on the management plan. We do not have any firm commitments from these groups yet, but they have all expressed interest in the project and we would value their input. LLTT will develop a time line that outlines meetings and milestones that will be distributed to partners willing to participate in the planning process.

Fiscal partners include the Sierra Nevada Conservancy that may fund the Pre-Project Planning and the Fitzgerald Family that has committed to covering the costs of a title report and environmental evaluation of the property. When the Pre-Project Planning is sufficiently complete to begin applying for fee title acquisition funds, LLTT will pursue funds from the National Fish and Wildlife Foundation Acres for America Program, Wildlife Conservation Board, North American Wetlands Conservation Act, State of California Habitat Conservation Fund, Cal-Trans Environmental Enhancement and Mitigation Program, and Sierra Nevada Conservancy Category One Grant.

**Barry Property Wetland Restoration and Enhancement Project
Proposed Scope of Work for Engineering Design and Permitting Services**

Duck Unlimited's (DU) is pleased to present this proposed Scope of Work and Cost Estimate for the *Barry Property Wetland Restoration and Enhancement Project* located in Susanville, California. The Scope of Work is divided into three sections: topographic survey, wetland restoration and enhancement engineering design plan and report, and environmental compliance permitting. The estimated cost for the three tasks is \$35,724. The proposed tasks are described below. The following page is the cost estimate table showing assumptions for staff hours, rate charges, and reimbursable costs that were used to develop the estimate. DU's indirect rate charge of 8.36% was applied to each total. DU proposes to conduct the work on a time and materials basis, not to exceed the contracted amount without prior authorization.

PROPOSAL

Task 1. Topographic Survey and Base Map Preparation **\$5,146**

DU's survey crew will conduct a topographic survey for a portion of the Barry Reservoir bottom where wetland habitat enhancements may be proposed and the grain field area at the lower portion of the property where wetland restoration actions may be proposed. To prepare the topographic base map of this approximately 100-acre project area, DU's survey crew will initially establish temporary survey benchmark control, and then collect topographic survey data utilizing its GPS equipment. Surveyors will collect representative data from the site so that a one-foot contour interval topographic map can be prepared. Key features such as levees, ditches, swales, and water control facilities will be detailed.

Topographic information will be drafted using CAD software and plotted to scale. A 24-inch x 36-inch set of plans showing the existing project site topographic features will be prepared and used for wetland restoration and enhancement planning and design.

Task 2. Engineering Design Plan and Report Preparation **\$9,866**

Using the topographic base map prepared under Task 1, a DU engineer and biologist will work together with the Lassen Land & Trails Trust (LLTT) staff to develop project goals and prepare a conceptual design based on existing site characteristics including topography, soils, and water availability to support a variety of self-sustaining wetland habitats. This will likely involve enhancement of habitat features that will support a diversity of wildlife, and potentially environmental educational uses. Water supply, delivery, and drainage will be evaluated so that a realistic wetland habitat design is developed. All of these elements will be designed around the existing site topography to minimize project construction costs while maximizing habitat benefits.

Typical features that will be evaluated and/or designed will include levees, swales, islands and loafing bars, and water supply and drainage structures. Earthwork

calculations and material quantities will be provided for the final design to facilitate preparation of future grant requests that would fund construction of the final design.

A report that describes the final design, wetland characteristics, potential wetland habitat management requirements, construction techniques, and a cost estimate to construct the project will be provided along with a 24-inch x 36-inch set of Construction Plans showing the final design. It is assumed that two design meetings with the Project Team will be held.

Task 3. Environmental Compliance Permitting

\$17,956

Once a final design is prepared, DU's environmental compliance specialist, biologist, and engineer will work to obtain the variety of federal and state permits and approvals needed to construct the project. Permits that are likely to be required include a U.S. Army Corps of Engineers (USACE) Clean Water Act Section 404 wetland restoration/enhancement permit, Regional Water Quality Control Board (RWQCB) Clean Water Act Section 401 water quality certification, federal and state endangered species act compliance, National Historic Preservation Act Section 106 compliance, California Department of Fish and Game (CDFG) Section 1602 Lakebed – Streambed Alteration Agreement, and California Environmental Quality Act (CEQA) compliance. As part of the overall task, a wetland delineation will be prepared to satisfy various requirements of the federal and state permitting agencies. For CEQA compliance, we assume that the final design would be categorically exempt from CEQA review based on existing classes of exemptions, and that a notice of exemption would be filed to satisfy CEQA compliance requirements.

Subtotal

\$32,968

Indirect Rate Charges at 8.36% of Project Costs

\$2,756

Total Cost Estimate

\$35,724



**Bio-Engineering Estimate
Barry Property Habitat Restoration and Design**

No.	Item	Units	Quantity	Unit Price	Extended Cost
	Topographic Survey				
1	Sr. Regional Engineer	HR		98	-
2	Regional Engineer	HR	4	88	352
3	Project Engineer	HR		80	-
4	Surveyor	HR	36	88	3,168
5	Drafting	HR	16	74	1,184
6	Supplies/Plans	LS	1	50	50
7	Mileage (round trip @\$.55/mile)	EA	1	242	242
8	Travel (lodging and meals)	EA	1	150	150
	Subtotal survey services:				\$ 5,146
	Engineering Design Plan & Report Preparation				
9	Sr. Regional Engineer	HR	6	98	588
10	Regional Engineer	HR	48	88	4,224
11	Regional Biologist	HR	44	88	3,872
12	Drafting	HR	10	74	740
13	Mileage	EA	1	242	242
14	Plans	SET	1	50	50
15	Travel (lodging and meals)	EA	1	150	150
	Subtotal engineering services:				\$ 9,866
	Environmental Compliance Permitting				
16	Regional Biologist	HR	10	88	880
17	Conduct wetland delineation, prepare report and delineation map, verify delineation	HR	54	88	4,752
18	USACE Clean Water Act Section 404 permitting	HR	28	88	2,464
19	RWQCB Clean Water Act Section 401 permitting	HR	32	88	2,816
20	RWQCB Section 401 permit fees	EA	1	640	640
21	CDFG Section 1602 permitting	HR	24	88	2,112
22	CDFG Section 1602 permit fees	EA	1	1,200	1,200
23	Prepare CEQA Categorical Exemption document	HR	8	88	704
24	CEQA filing fees	EA	1	100	100
25	HLV RCD CEQA assistance costs	HR	16	45	720
26	Project Biologist	HR		80	-
27	Mileage (round trip @\$.55/mile)	EA	4	242	968
28	Travel (lodging and meals)	EA	4	150	600
	Subtotal biological administration:				\$ 17,956
	Indirect Rate:			8.36%	\$ 2,756
	Total:				\$ 35,724

MEMORANDUM OF UNDERSTANDING (MOU)

between

Lassen Land and Trails Trust,
601 Richmond Rd. Susanville, CA 96130

and

The Fitzgerald Family, c/o John Fitzgerald
P.O. Box 538, Susanville, CA 96130

This is an agreement between Lassen Land and Trails, hereinafter called "Trust" and the Fitzgerald Family, c/o John Fitzgerald, hereinafter called "Landowner".

PURPOSE & SCOPE

The purpose of the MOU is to clearly identify the roles and responsibilities of each party as they relate to the pre-project planning, development, and funding for the future purchase of the Barry Property in fee title ("Property") for certain real property owned by Landowner in Lassen County, near Susanville, CA. Such land has been used by Landowner for agricultural purposes for many years, and continues to be used for such purposes. Such land consists of approximately 286 acres and is designated as Assessor's Parcel Numbers 101-270-25, 101-270-44, 101-270-45, 101-270-46, 101-270-47.

Trust and Landowner acknowledge that, pursuant to the provisions of this MOU: (i) they desire to negotiate further the terms of a definitive purchase and sale agreement (the "Agreement") pursuant to which Landowner would sell the Property to Trust and Trust would purchase the Property from Landowner; (ii) the Agreement, and not this letter, would memorialize the fully integrated, definitive agreement of the parties; (iii) prior to the preparation and negotiation of the Agreement, Trust and Landowner desire to execute this letter to memorialize their understanding of certain general terms and provisions to be contained therein; (iv) in addition to the general terms and provisions in this letter, the Agreement may contain other terms and provisions customary or usual in similar real property transactions; and (v) Trust and Landowner each have the right to approve the final form of the Agreement in their sole and absolute discretion. Except for this paragraph and the provision entitled Entry Upon Property, below, this MOU is not intended to constitute and will not give rise to any legally binding obligation on the part of either Trust or Landowner. Unless the Agreement is entered into (regardless of any reason that it is not entered into), no party would be under any obligation with respect to the provisions set forth in this MOU other than this paragraph and the provision entitled Entry Upon Property, irrespective of any negotiations, agreements, undertakings or course of conduct between, or actions taken by, such party.

BACKGROUND

The mission of Trust is to conserve significant natural areas & agricultural landscapes, and to promote and enhance a public trail system throughout Lassen County. Since 1987, Trust has been working to conserve private lands and their conservation values and recreational opportunities in Lassen County. Trust is the only land trust based in and operating throughout all of Lassen County. Trust intends to assist Landowner with the development of a funding partnership to complete the pre-project work for the future sale of Barry Property. It is the Trust's intention to seek further funding for the fee title acquisition once the pre-project work is complete. Landowner and Trust intend to cooperatively develop a partnership with multiple organizations to secure funding for the pre-project work and the fee title acquisition.

ENTRY UPON PROPERTY

- Trust and its representatives, agents and consultants shall have the right to enter upon the Property. In connection therewith, Trust shall not alter the physical condition or natural elevation of the Property, or otherwise conduct any testing thereof, including without limitation any soil or groundwater sampling, without prior notice to Landowner. Landowner shall have a right to accompany Trust during any such testing. Trust and its agents and consultants shall keep all results of any such testing strictly confidential. If Landowner, for any reason, does not sell the Property to Trust, Trust shall return to Landowner all of the Property information previously provided to, or prepared for the benefit of, Trust.
- Trust hereby assumes all liability for any such entry upon the Property and, for itself and its agents and consultants, hereby waives any claims against Landowner in connection therewith. Trust shall not permit any liens to attach to the Property at any time as a result of any work performed for or by Trust in connection with such entry upon the Property. Trust shall indemnify, defend, and hold harmless Landowner from and against any and all loss, cost, damage, liability, or expense (including attorneys' fees and costs) incurred by Landowner in connection with any such entry upon the Property by Trust and its representatives, agents and consultants.
- The provisions of this paragraph entitled "Entry Upon Property" shall survive the closing of transactions contemplated herein or the earlier termination of this MOU.

TRUST'S RESPONSIBILITIES UNDER THIS MOU

Trust shall undertake the following activities:

- Develop a marketing strategy and materials about the conservation values of the Property and promote the Property to potential funding organizations through printed materials, site visits and other appropriate means.
- Apply for grant(s) to cover pre-project costs such as an updated appraisal and coordination efforts by Trust staff.

- Share pertinent Property information and maps with funding agencies and potential project partners in an effort to maximize the likelihood of funding for pre-project work and fee title acquisition.
- Support Landowner, project partners including the State-Certified General Real Estate Appraiser in all aspects of the project, by providing ongoing technical expertise, direction, and consultancy.
- Comply with deadlines, document requirements and information of funding partners and agencies as needed.
- Keep Landowner informed with timely and factual information regarding the status of this project, possible problems or changes, and expected time frames of milestones.
- Manage and advance the fee title acquisition process, including the acquisition of funding, agency negotiations, and recordation.

LANDOWNER'S RESPONSIBILITIES UNDER THIS MOU

Landowner shall undertake the following activities:

- Provide Trust and all project partners, including government agencies and other organizations with full access to the Property, as deemed necessary by Trust and/or project partners.
- Provide Trust with all pertinent Property information in Landowner's possession, such as title reports, deeds, easement records, encumbrances and liens, farming records, previously conducted Property appraisals, soil and water evaluations and tests, environmental assessments, natural resource inventories, surveys or other resource inventories, maps, historical pictures or other data as available and needed by Trust for the development of marketing and promotion and other requirements.
- Complete an investigation and evaluation of any potential environmental impacts that may have resulted from the sewage discharge at its own cost. Provide Trust with the findings of the investigation.
- Order at its own cost a current title report when requested by the Trust.
- After the appraisal is completed, the Landowner will determine whether to offer the Property for sale to Trust, in Landowner's sole discretion. In the event Landowner makes a determination to sell the Property to Trust and the parties enter into the Agreement, the

parties will use commercially reasonable efforts to mutually agree upon a donation amount to be made from the Landowner to the Trust following fee title acquisition. The donation will compensate the Trust for their efforts and is not to exceed 6% of the sale's price realized by the Landowner for the purchase of fee title. The donation will further the Trust's efforts to conserve and protect the Property.


IT IS MUTUALLY UNDERSTOOD AND AGREED BY AND BETWEEN THE PARTIES THAT:

- This MOU can be modified at any time upon written mutual agreement by the parties.
- Termination of this MOU occurs automatically when either party ceases to exist or gives notice to the other party in writing 30 (thirty) days in advance of the desired termination date. Receipt of the notice of termination shall require Trust to cease all work immediately, unless continuation is mutually agreed in written form. Notwithstanding the foregoing, this MOU shall terminate if Trust is not able to secure funding to obtain an appraisal of the Property on or before April 1, 2011.
- Details of this MOU, and any information regarding the Property, parties or content of any agreements, documents or other information shall be kept confidential by both parties, unless disclosure is necessary by law, application requirements or allowed by mutual agreement. However, nothing in this provision shall limit Landowner to discuss or otherwise share such information with family, attorneys, accountants, banks and other organizations with interest in the Property.

EFFECTIVE DATE AND SIGNATURE

This MOU shall be effective upon the signature of all parties set forth below. Both parties indicate agreement with this MOU by their respective signatures.

Signatures and dates


Leah Larsen, Executive Director
Lassen Land and Trails Trust


Fitzgerald Family, c/o John Fitzgerald
Landowner

9/13/10
Date

9-13-10
Date

TOTAL:			\$2,550.00	\$2,550.00
PROJECT TOTAL:			\$63,274.00	\$63,274.00
SECTION THREE				
Administrative Costs (Description - Not to exceed 15% of Project Total):				
Administrative costs for LLTT 5% of \$63,274	0		\$3,164.00	\$3,164.00
(accountant, bookkeeper, office manager, executive director)				\$0.00
ADMINISTRATIVE TOTAL:			\$3,164.00	\$3,164.00
SNC TOTAL GRANT REQUEST:			\$66,438.00	\$66,438.00

*Unit: Enter the appropriate unit of measure (e.g., hours = hrs., months = mos., each = ea., feet = ft., miles = mi., miscellaneous = misc., package = pkg.)

Project Budget Details					
State of California - Sierra Nevada Conservancy					
APPLICANT NAME: Lassen Land and Trails Trust					
SNC REF #:					
PROJECT TITLE: Barry Property Pre-Project Planning					
PROJECT TYPE (choose one): Pre-Project Planning					
ACQUISITION	SITE IMPROVEMENT	RESTORATION	PRE PROJECT PLANNING		
SECTION FOUR					
OTHER PROJECT CONTRIBUTIONS		QTY	UNIT*	UNIT COST	Status**
List other funding or in-kind contributors to project					
(i.e. Sierra Business Council, Department of Water Resources, etc.)			\$0.00	\$0.00	
Fitzgerald Family (Environmental Evaluation of property)			\$30,000.00	\$30,000.00	pledged
Fitzgerald Family (Title Report)			\$500.00	\$500.00	pledged
Dr. Lew Oring (wetland technical expertise volunteer)	10	hours	\$85.00	\$850.00	pledged

*Other funding sources that may be used to complete the project:					
National Fish and Wildlife Foundation					
Wildlife Conservation Board					
North American Wetland Conservation Act					
State of California Habitat Conservation Fund					
Cal-Trans					
Sierra Nevada Conservancy Category One					
				\$31,350.00	

*The funds needed for fee title acquisition and implementation of plans is unknown until the appraisal and plans are complete.

Performance Measures

Barry Property Pre-Project Planning

The Performance Measures related to the Barry Property Pre-Project Planning include the following:

1. Number of People Reached – LLTT will reach a number of people through the planning process, including federal, state, and local officials, community members, other non-profit groups, and LLTT supporters.
2. Dollar Value of Resources Leveraged for the Sierra Nevada Conservancy – When the Pre-Project Planning is underway, LLTT will begin leveraging funds from private and public funders to acquire the property in fee title, and implement the plans.
3. Number and Type of Jobs Created – When fee title acquisition is complete, jobs will be created to implement the restoration and enhancement plan, along with long-term jobs to manage and operate Barry Property.
4. Number of New, Improved, or Preserved Economic Activities – New economic opportunities for the community of Susanville will be created due to the new tourist destination at Barry Property. The agricultural economic activity of grazing will be preserved, as the newly formed wet meadow pasture will be available for late season grazing.
5. Number of Collaboratively Developed Plans and Assessments – Plans and assessments for Barry Property will be collaboratively developed with LLTT, Ducks Unlimited, and other potential partners such as the City of Susanville, Lassen Community College, Lassen County, and the Susanville Indian Rancheria.
6. Percent of Pre-Project and Planning Efforts Resulting in Project Implementation – As LLTT works on the Pre-Project Planning, we will also begin our search for funds to acquire the Barry Property and implement the plans created.
7. Measurable Changes in Knowledge and Behavior – As LLTT works with its partners and community members developing the plans for the future of Barry Property, we will measure the changes in knowledge and behavior through surveys.

Environmental Settings and Impacts

Barry Property Pre-Project Planning

Barry Property is 286 acres and sits just northeast of the Susanville City Limits at an elevation of 4,200 feet. The city is located in the Honey Lake Valley at the eastern base of the Sierra Nevada Range and the western edge of the Great Basin.

Barry Property includes Barry Reservoir, associated wetlands, upland shrub steppe habitat, and agricultural land. Barry Creek supplies the reservoir with water from snow melt and runoff from the surrounding mountains. The reservoir and surrounding wetlands encompass approximately 50 acres and are made up of a series of interconnected ponds supporting dense willow stands. The Fitzgerald's currently irrigate out of the reservoir to grow hay on 50 acres of agricultural land. The remainder of the property is shrub steppe and juniper with mature stands of bitterbrush and sagebrush. The upland steppe and areas around the reservoir are used for cattle grazing. The Barry Property has been owned and used for agricultural production by the Fitzgerald Family for 52 years.

The property is bordered by Lassen Community College to the north, open space to the east, Susanville Sanitation District to the south, and a residential subdivision to the west. The property owned by Lassen Community College provides open space and the Susanville Sanitation District provides habitat in and around the sewer ponds, making this area including Barry Property, very attractive and accessible for wildlife.

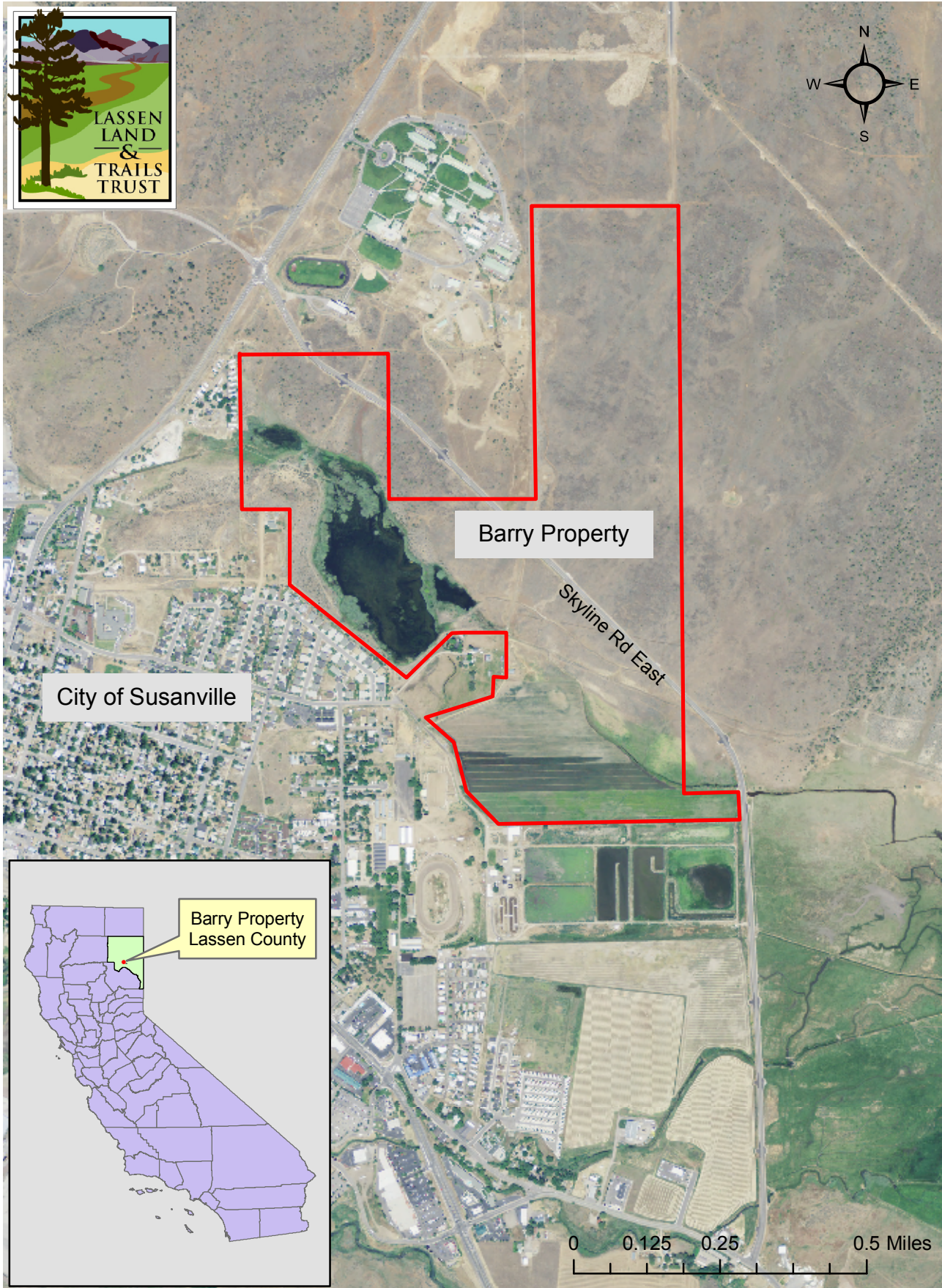
The construction of Skyline Road East in the last two years, has opened up this area of Susanville that was never easily accessible before. Plans have been designed for a mixed development on the property to the east of Barry Property. Other properties along Skyline Road are also for sale with signs indicating them as development properties.

Barry Property contains sensitive wetland habitat that supports a diverse array of species. Sensitive species known to occur on the property include the state-threatened Greater Sandhill Crane, and species of special conservation interest in Lassen County, including the Black Tern, Long-billed Curlew, and Tri-colored Blackbird. Potential habitat exists for the state-endangered Willow Flycatcher and state-endangered Bald Eagle.

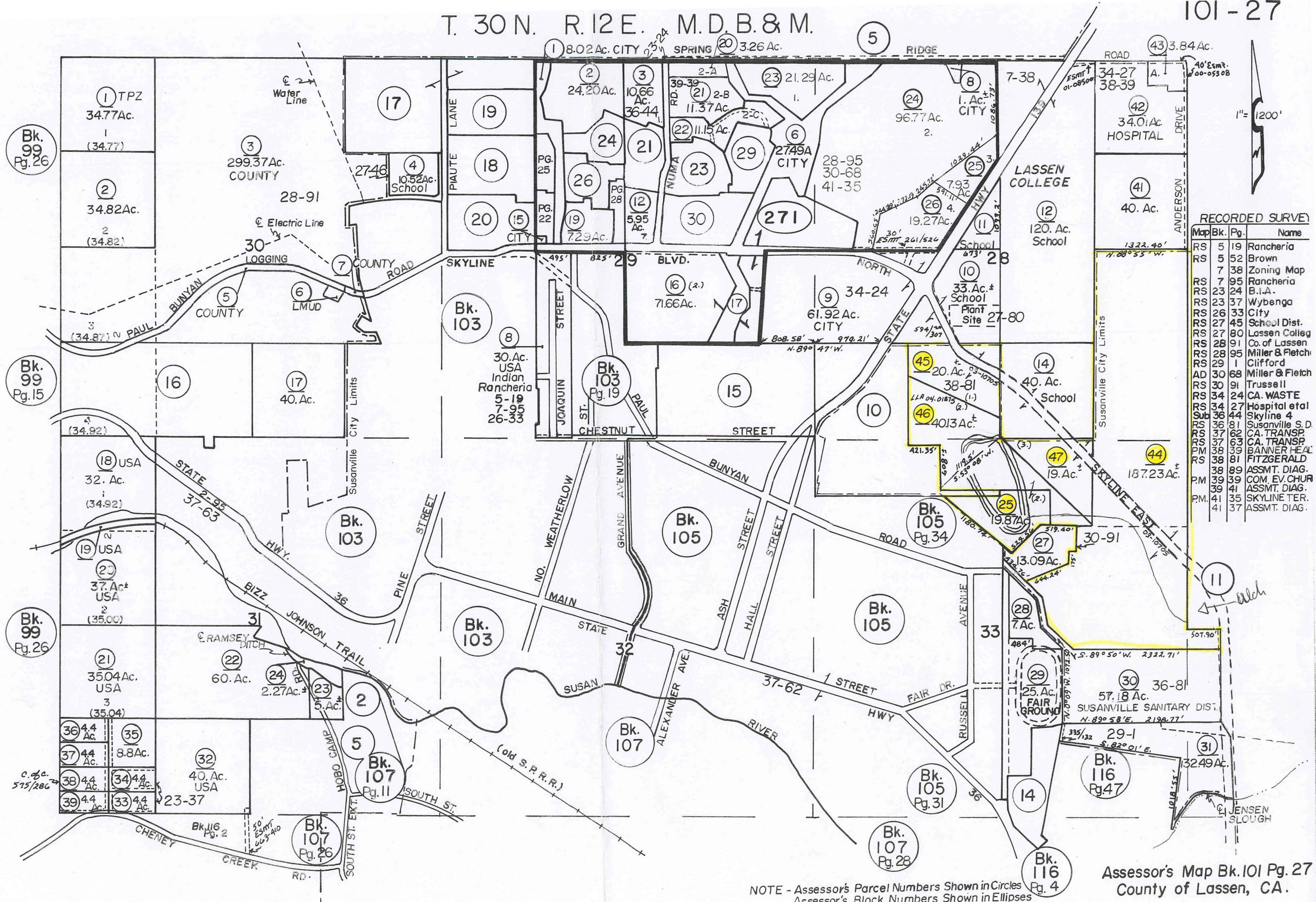
When the Barry Property Project is complete, it will provide an outdoor and recreational experience for community members directly within their own community. This opportunity will reduce the need for people to travel to far away outdoor places, thereby reducing CO₂ emissions and combating climate change on a local level. Barry Property is very accessible by foot, bike, or bus, relieving people of the need to even get in their car at all to access nature. As Susanville expands, Barry Property may no longer be on the outskirts of town. With expansion heading in this direction, it may end up surrounded by the community and a central place for outdoor recreation.

Barry Property does contain cultural resources that are important to the tribe of the Susanville Indian Rancheria. The Rancheria has indicated that they would like to partner with LLTT to protect, restore, and interpret these cultural resources.

Project Location Map Barry Property Pre-Project Planning



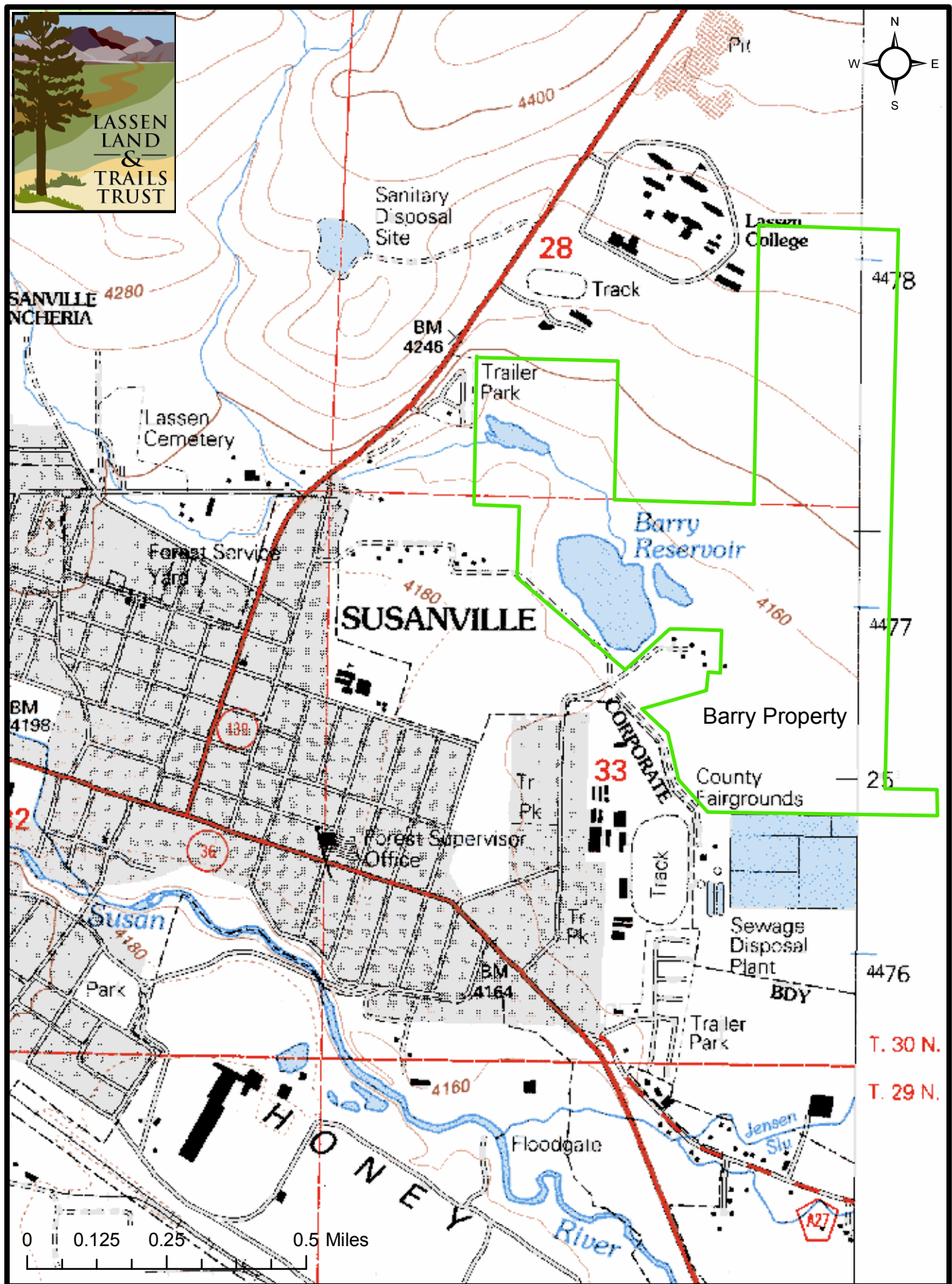
Acreage listed is prepared and checked with available information and is for Assessor's Office only.



NOTE - Assessor's Parcel Numbers Shown in Circles
Assessor's Block Numbers Shown in Ellipses

Assessor's Map Bk. 101 Pg. 27
County of Lassen, CA.

Topographic Map USGS 7.5 minute 1:24,000 scale
Barry Property Pre-Project Planning



**Photos of the Project Site
Barry Property Pre-Project Planning**



Looking southwest from the junction of Hwy 139 and Skyline Road East at Barry Reservoir and surrounding property with the Diamond Mountains in the background.



Standing on the dam of Barry Reservoir looking northwest, March 2010.



Canada Geese and other waterfowl on Barry Reservoir. Looking west toward the residential subdivision.



A small pond to the east of the main reservoir. There are many interconnected ponds, such as this one, around the reservoir.



A Canada Goose on the bank of the Barry Reservoir overflow channel.



A pair of Mallards on Barry Reservoir. Mallards are one of many waterfowl species that can be seen at the reservoir.



A pair of Greater Sandhill Cranes in the agricultural field on Barry Property.



A mule deer buck on Barry Property in the tall bitterbrush.



Community members look at birds on Barry Reservoir during the Discover Lassen County field trip highlighting the project and bird life on the property. The group spotted 43 species in one and a half hours. Looking north across the reservoir at Lassen Community College, June 2010.



Looking east across Barry Reservoir with Schaffer Mountain in the background.

Land Tenure
Barry Property Pre-Project Planning

The Memorandum of Understanding between the Fitzgerald Family and Lassen Land and Trails Trust demonstrates that the Fitzgerald's are the owners of the property and that LLTT staff, and other agencies, have permission to access the property to complete the Pre-Project Planning. The MOU can be found as Attachment B to the Evaluation Criteria.

Leases or Agreements
Barry Property Pre-Project Planning

The Memorandum of Understanding between the Fitzgerald Family and Lassen Land and Trails Trust can be found as Attachment B to the Evaluation Criteria.

There are no other leases or agreements applicable to this project.



California Natural Resources Agency
DEPARTMENT OF FISH AND GAME
[Northern Region]
[728-600 Fish and Game Rd, Wendel, CA 96136]
www.dfg.ca.gov

ARNOLD SCHWARZENEGGER, Governor
John McCamman, Director



September 13, 2010

Sierra Nevada Conservancy

RE: Barry Property Planning

To Whom It May Concern:

I am writing to express my support for the Lassen Land and Trails Trust and their proposed project "Barry Property Planning". The Barry Property provides native forage as an alternative to residential yards and gardens for mule deer. The property also supplies an almost year round water source from Barry Reservoir. The reservoir provides an excellent resource for migrating, foraging, and nesting birds. It is surrounded by dense patches of willow providing cover for song birds.

Overall the property supports abundant wildlife habitat very close to the town of Susanville. It is in everybody's best interest that this property be protected from development in the future. I believe that this pre-project grant will allow Lassen Land and Trails Trust the chance to develop a sustainable and meaningful plan for the property that will protect its values into the future. I believe the Barry Property Planning project is a good fit for the Sierra Nevada Conservancy's Category Two grant.

Sincerely,

Brian Ehler
Environmental Scientist

Conserving California's Wildlife Since 1870



SUSANVILLE INDIAN RANCHERIA

September 10, 2010

Mr. Jim Branham, Executive Officer
Sierra Nevada Conservancy
11521 Blocker Drive, Ste. 205
Auburn, CA 95603

Dear Mr. Branham:

The Susanville Indian Rancheria, a federally recognized Indian Tribe with aboriginal ties to the Maidu, Paiute, Pit River, and Washoe tribes in Northeastern California, supports the Lassen Land and Trails Trust and their proposed project "Barry Property Pre-Project Planning". The SIR supports the protection of Barry Property for its natural and cultural resources. The property is of great value to the community for educational, recreational, and cultural activities. Due to its close proximity to town, it will be highly accessible for any person to reach via walking, busing, biking, or driving.

The Barry Property supplies an almost year round water source from Barry Reservoir that many wildlife species depend on. The reservoir provides an excellent resource for migrating, foraging, and nesting birds. It is surrounded by dense patches of willow providing cover for resident and migratory song birds. The property also supports local mule deer and other small mammals.

Overall the property supports abundant wildlife habitat very close to the town of Susanville. It is in everybody's best interest that this property be protected from development in the future. I believe that this pre-project grant will allow Lassen Land and Trails Trust the chance to develop a sustainable and meaningful plan for the property that will protect its values into the future. I believe the Barry Property Planning project is a good fit for the Sierra Nevada Conservancy's Category Two grant.

The Susanville Indian Rancheria looks forward to working with the Lassen Land and Trails Trust to provide input on the protection, restoration, and interpretation of natural and cultural resources of value to the tribe within the Barry Property with the assistance of Sierra Nevada Conservancy funding.

Sincerely,

Mr. Robert Joseph
SIR Vice-Chairman

ENVIRONMENTAL AND RESOURCE SCIENCES

4 September 2010

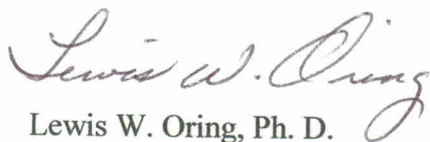
Sierra Nevada Conservancy

I am writing to strongly support the Lassen Land and Trails Trust proposal for Barry Property planning (Susanville, CA). This property encompasses a wetland (approximately 50 acres) of great wildlife conservation potential. Furthermore, its location is on the edge of Susanville, the largest population center in the county. Thus, if properly managed, the property not only will allow significant wildlife augmentation, but provide outstanding educational opportunity.

The property, sustained as a reservoir plus adjacent wetlands and uplands, has the potential to help populations of a number of bird species of special conservation interest in Lassen County (for example, Black Tern, Long-billed Curlew, and Tri-colored Blackbird already recorded there). Numerous other wetland bird species of interest, e.g. Wilson's Phalarope, are certain to breed on the Barry Property in association with proper water management.

If Lassen Land and Trails Trust receives a planning grant for the Barry Property I am willing to donate my extensive experience in wetland planning and wetland bird management to their effort.

Sincerely,



Lewis W. Oring, Ph. D.

Professor Emeritus, Natural Resources and Environmental Science